



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION IX
75 Hawthorne Street
San Francisco, CA 94105

June 8, 2016

Miguel Padilla
7007 W. Romaine (LA), LLC
4700 Wilshire Boulevard
Los Angeles, CA 90010

Re: Highland Plating Removal Site, Los Angeles, California;
Settlement Agreement and Order on Consent for Removal Action by Bona Fide
Prospective Purchaser, CERCLA Dkt. 09-2015-0010
Notice of Completion

Dear Mr. Padilla:

The U.S. Environmental Protection Agency Region IX ("EPA") has completed its review of the Final Report provided by 7007 W. Romaine (LA), LLC, in accordance with Paragraph 24 of the above referenced agreement (the "Settlement Agreement"). By this letter, EPA approves the Final Report, finding that it adequately satisfies the requirements set forth in Section 300.165 of the National Contingency Plan for "OSC Reports." EPA's approval, however, should not be construed as approval of or agreement with any opinions or characterizations presented in the report.

Pursuant to Paragraph 87 of the Settlement Agreement, EPA hereby provides this Notice of Completion you, specifically confirming that the obligations of Section VIII ("Work to Be Performed") are satisfied. Please note that, as anticipated in Paragraph 87, continuing obligations exist under the Settlement Agreement, including continued compliance with the requirements that define a *bona fide prospective purchaser* stated at Section 101(40) of the Comprehensive Environmental Response, Compensation and Liability Act, 42 U.S.C. § 9601(40).

If you have any questions or concerns regarding this letter or your continuing obligations under the Settlement Agreement, please do not hesitate to call me at (562) 889-2572. You may direct questions of legal concern to Andrew Helmlinger, attorney advisor, at (415) 972-3904.

Sincerely,

Robert Wise
On-Scene Coordinator

cc: Julia Stein, PWSP LLP (electronic delivery)
J. Andrew Helmlinger, EPA ORC